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SAN FRANCISCO BAY CONSERVATION AND DEVELOPMENT COMMISSION
507 Polk Street, San Francisco 94102 557-3686

TO: All Commissioners and Proxies
FROM: Joseph E. Bodovitz, Executive Director
SUBJECT: REVISED RECOMMENDATIONS ON THE ABAG PRELIMINARY REGIONAL PLAN
(For Commission consideration on December 7)

Following the Commission's discussion on November 17, the staff submits the following statement of revised comments on the ABAG Preliminary Regional Plan (copies of the Plan book will be sent to any Commissioner who does not have one).

The staff recommends that these comments be transmitted to ABAG before the January 31 review deadline.

1. The ABAG Preliminary Regional Plan report and the planning effort which produced it have been useful in spotlighting some of the effects that would result from the possible patterns that regional growth could take, and in isolating thereby some of the many policy issues facing the Bay Area in its planning for future growth.

2. The BCDC is principally concerned with two aspects of the Preliminary Regional Plan:

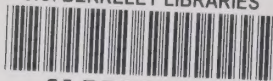
a. Shoreline Plan. The shoreline element of the Preliminary Regional Plan can serve generally as an effective interim guide for the regional review of Federal grant applications that involve projects directly affecting San Francisco Bay and its shoreline. The BCDC does not, however, necessarily approve all aspects of the shoreline plan.

b. Overall Plan. The BCDC opposes adoption of an overall regional plan that would result in unnecessary pressures to fill San Francisco Bay. For this reason, the BCDC opposes the "Suburban Dispersion" and "Urban Corridor" concepts, which are listed as possible forms for future regional growth. Either of these concepts would, according to the Plan report, result in extensive demands on San Francisco Bay for freeway construction. On the other hand, the BCDC does approve in general the effort made in the recommended Preliminary Regional Plan (pages 32-35 of the report) to combine the best features of the several growth patterns presented.

3. Use of the ABAG Preliminary Regional Plan and its shoreline plan, as the basis for regional review of Federal grant applications should clearly be temporary, pending the completion of more detailed planning by BCDC, ABAG, the Bay Area Transportation Study Commission, and the Bay-Delta Water Quality Control Program.

4. These more detailed studies, once completed, should be incorporated into the regional plan to provide a more sound basis for regional review of Federal grant applications. Any conflicts among the recommendations would have to be resolved, after public hearings, when a regional plan is adopted.

5. ABAG can be of great help to other planning programs in the Bay Area by:
(a) investigating the basis for the specific proposals in the Preliminary Regional Plan, and, if these proposals have been made without specific data to support them,



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by stating the assumptions upon which they are based; and (b) describing in detail the steps that would be necessary to carry out the proposals in the Preliminary Regional Plan, including changes in governmental organization in the Bay Area, regulation of land use, fiscal measures, etc.

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